

# Yuma Housing Profile

## Total Population

	<i>1990</i>	<i>2000</i>	<i>% of county total in 2000</i>	<i>1990 – 2000 % Growth</i>
Yuma	54,923	77,515	48.4%	41.1%
Yuma County	106,895	160,026	-	49.7%

## Median Household Income

	<i>1990</i>	<i>2000</i>
Yuma	\$26,753	\$35,374
Yuma County	\$23,635	\$32,182
Arizona	\$27,540	\$39,067

## Racial Composition

<i>Race</i>	<i>1990</i>	<i>2000</i>	<i>% of total population 2000</i>
White	40,103	52,968	68.3%
African American	2,088	2,491	3.2%
Native American	603	1,168	1.5%
Asian	929	1,164	1.5%
Other	11,200	19,724	25.4%
Hispanic	19,577	35,400	45.7%

## Household Characteristics

	<i>1990</i>	<i>2000</i>
Total Households	19,282	26,649
Homeownership Rate	58.5%	63.5%
Average Household Size	2.80	2.79

## Age Distribution

<i>Age Group</i>	<i>1990</i>	<i>2000</i>	<i>% of total population 2000</i>
Under 20	18,232	25,489	32.9%
20 – 54 yrs	26,048	35,525	45.8%
55 & Over	10,643	16,501	21.3%

Median Age	29.5	31.2
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### Housing Inventory by Unit Type

<i>Unit Type</i>	<i>1990</i>	<i>2000</i>	<i>% of all units in 2000</i>	<i>1990 – 2000 % Growth</i>
Single Family	10,784	14,908	42.5%	38.2%
Townhouse / Condo	1,290	2,031	5.8%	57.4%
Multi-family Units	6,004	7,418	21.2%	23.6%
Manufactured Home	4,248	8,788	25.1%	106.9 %
Other Units	363	1,901	5.4%	423.7%
Total Units	22,689	35,046	-	54.46%

### Median Multi-Family Rent in 2000

	Complexes Built Before 1995	Complexes Built After 1995
Median Rent	\$498	\$475
# of Units Surveyed	1,332	160

### Single Family Home Sales Activity

	<i>NEW</i>		<i>RESALE</i>		<i>TOTAL</i>	
<i>Year</i>	<i># of Sales</i>	<i>Median Sales Price</i>	<i># of Sales</i>	<i>Median Sales Price</i>	<i># of Sales</i>	<i>Median Sales Price</i>
1996	187	\$106,500	452	\$78,500	650	\$87,875
1997	270	\$99,667	380	\$83,400	658	\$89,083
1998	237	\$101,250	359	\$89,313	598	\$95,000
1999	478	\$83,333	432	\$89,833	910	\$86,538
2000	171	\$80,000	365	\$95,167	537	\$88,313

### Assisted Housing Units Produced between 1996 - 2000

Yuma	240
Yuma County	503

### Housing Affordability Gap

	Yuma	Yuma County
Total Gap	2,650	5,349
Gap as a % of Total households	9.9%	10.0%
% of Median household Income where total gap occurs	42%	